

NO TRANSFER
TAX PAID

QUIT CLAIM DEED WITHOUT COVENANT (RELEASE DEED)

Maine Statutory Short Form

015418

52-103

KNOW ALL MEN BY THESE PRESENTS,

THAT I, Kevin R. Geaghan of Waterville Maine, County of Kennebec, State of Maine, **being unmarried**, for consideration paid, **release**, to Kathleen R. Martin, of Waterville, County of Kennebec, State of Maine, whose mailing address is 25 Sanger Avenue, Waterville, Maine 04901 the land and buildings in Waterville Maine, County of Kennebec, State of Maine, described as follows:

Certain lots or parcels of land, situated in Waterville, County of Kennebec and State of Maine and further bounded and described as follows, to wit:

Lot numbered 16 on a revised plan of lots of Haines and Sanger, Waterville, Maine, made by I. E. Getchell, C.E., dated June 1, 1901, and recorded in Kennebec County Registry of Deeds, said lot 16 being situated on the northerly side of Sanger Avenue and bounded and described as follows, to wit:

Southerly 60 feet by Sanger Avenue; westerly about 125 feet by the easterly line of lot numbered 15 according to said plan; northerly 60 feet by land now or formerly of Lemuel Dunbar; and easterly about 125 feet by the westerly line of lot numbered 17 according to said plan.

Also another lot or parcel of land situate in said Waterville being lot numbered 15, lying on the northerly side of Sanger Avenue according to a survey and plan of Sanger Avenue lots made by I. E. Getchell, C.E. recorded in said Kennebec County Registry of Deeds, to which plan reference is hereby made. Excepting a street, Colonial Street, so-called, which was conveyed to the City of Waterville by E. Payson Witham, bounded and described as follows, to wit:

On the east by land of Alphonsine Blanchard 120 feet, more or less; on the south by Sanger Avenue 18 feet, more or less; on the west by Colonial Street 120 feet, more or less; on the north by land formerly of L. Dunbar 19 feet more or less.

Together with a right of way, in common with others over a strip of land lying northerly of the above described premises, which said right of way is 10 feet wide and extends easterly from said Colonial Street 110.3 feet.

Kathleen R. Martin
25 Sanger Ave
Waterville, Me 04901

Excepting from said premises a lot or parcel of land consisting of the northwesterly corner thereof, which was conveyed by Violette B. Willihan to William Ambrose, by deed dated March 23, 1946 and recorded in the Kennebec County Registry of Deeds, Book 827, Page 386.

Being the same premises conveyed to the herein Grantors by Warranty Deed of Paul L. Languet, dated October 29, 1981 and recorded in the Kennebec County Registry of Deeds at Book 2433, Page 332.

Being the same premises conveyed to the herein Grantor by Warranty Deed of Gerald R. MacKenzie and Michelle A. MacKenzie, dated May 22, 2000 and recorded in the Kennebec County Registry of Deeds at Book 6211 Page 116.

And, I Kevin R. Geaghan release all my rights by descent and all other rights.

Witness hand and seal this 2nd day of the month
of may, 2001.

Signed, Sealed and Delivered
in the presence of

Original H. Joseph

Kevin R. Geaghan
Kevin R. Geaghan

State of Maine, County of Kennebec ss. May 2, 2001

Then personally appeared the above named **Kevin R. Geaghan** and acknowledged the foregoing instrument to be **his** free act and deed.

Before me,

Janice E. Porter
Notary Public

Janice E. Porter

Printed Name **JANICE E. PORTER**
Notary Public, Maine
My Commission Expires November 22, 2005

RECEIVED KENNEBEC SS.
2001 JUN 15 AM 9:42

ATTEST: Theresa Ruth Mann
REGISTER OF DEEDS

